



OAKFIELD



Priory Street, Lewes. BN7 1HJ

Price Guide £700,000



## Priory Street, Lewes. BN7 1HJ

Guide Price £700,000 - £750,000

A vibrant three-bedroom home in the heart of Lewes – with a stunning modern kitchen/diner, light-filled living space, amazing castle views, a balcony, and private garden – just minutes from the station and High Street.

Positioned on highly sought-after Priory Street, this terraced home perfectly combines central convenience, contemporary style, and period character. The ground floor has been completely modernised, with the kitchen/diner at the front of the house featuring a bright bay window and sleek new appliances – a perfect hub for family breakfasts and dinner, or entertaining. The living area at the back boasts a large window and skylight, giving the space generous natural light, and an elevated outlook over the town and Lewes Castle, creating a welcoming retreat for relaxing or hosting friends. A contemporary shower room on the ground floor completes this level.

Upstairs, two characterful bedrooms share a modern first-floor shower room, each enjoying open outlooks and period charm. The top-floor principal bedroom is a true standout – the largest of the three, bursting with natural light, original features, and spectacular views across the town and castle, offering a private sanctuary for the whole family.

Outside, a balcony at the back provides the perfect spot for morning coffee or evening drinks, while steps lead down to a private garden, with undercroft storage for bikes, toys, or practical day-to-day use.

With the railway station, High Street, and local amenities just moments away, this home delivers a rare combination of modern convenience, family-friendly spaces, and central Lewes charm.





### Living Room

19'1" x 14'1" (5.82m x 4.29m)

### Kitchen

22'3" x 14'1" (6.78m x 4.29m)

### Shower Room

5'5" x 4'3" (1.65m x 1.30m )

### Bedroom One

14'0" x 13'8" (4.28m x 4.18m)



### Bedroom Two

11'11" x 7'1" (3.64m x 2.17m)

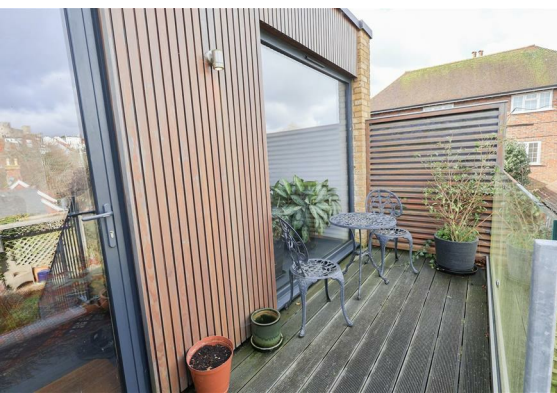
### Bedroom Three

9'1" x 7'1" (2.77m x 2.16m)

### Shower Room

6'11" x 4'6" (2.11m x 1.37m)

**Council Tax Band D - £2,627.39 Per Annum**



## Floor Plan

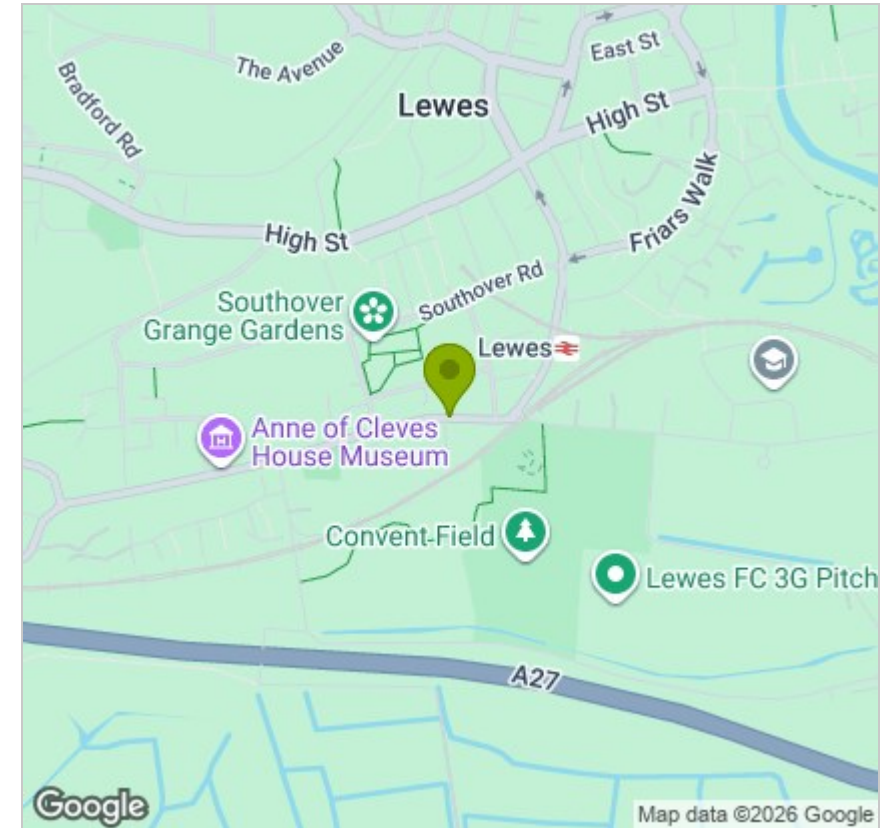


## Viewing

Please contact us on 01273 474101 if you wish to arrange a viewing appointment for this property or require further information.

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## Area Map



## Energy Efficiency Graph

